

Mortgagee's mailing address: 301 College Street, Greenville, S. C. 29601
 10:26 AM '79
 5086 S. W. WILKINS LANE
 WILKINS LANE
 R.H.C.

MORTGAGE

THIS MORTGAGE is made this 9th day of November, 1979, between the Mortgagor, Jon D. Cook, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty Four Thousand and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated November 9, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on December 1, 2009

TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina:

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville and lying and being on the northeastern side of Cherokee Drive and being known and designated as Lot No. 57 on a plat of Cherokee Forest Subdivision, said plat being recorded in the R.M.C. Office for Greenville County in Plat Book EE, at Page 191 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the northeastern side of Cherokee Drive at the joint front corner of Lots 58 and 57 and running thence with the joint line of Lots 58 and 57, N. 56-30 E. 187.8 feet to a point; thence S. 32-49 E. 100 feet to a point at the joint rear corner of Lots 57 and 56; thence with the joint line of Lots 57 and 56, S. 56-30 W. 189 feet to a point on the northeastern side of Cherokee Drive; thence with the northeastern side of Cherokee Drive, N. 32-49 W. 100 feet to the point of beginning.

This being the same property conveyed to the mortgagor by deed of Daniel T. O'Connell and Mary C. O'Connell recorded in the R.M.C. Office for Greenville County on January 16, 1979 in Deed Book 1095, at Page 472.

RECORDED IN THE R.M.C. OFFICE FOR GREENVILLE COUNTY, SOUTH CAROLINA
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which has the address of Cherokee Drive Greenville,
South Carolina 29615 (herein "Property Address");
(State and Zip Code)

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property."

Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

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